



**ZONING HEARING
COMMUNITY ZONING APPEALS BOARD - 10
TUESDAY, APRIL 27, 2010 - 6:30 p.m.
RUBEN DARIO MIDDLE SCHOOL
350 NW 97 AVENUE, MIAMI, FLORIDA**

THE LIST BELOW CONTAINS ZONING ITEMS WHICH MAY BE OF INTEREST TO YOUR IMMEDIATE NEIGHBORHOOD.

1. WESTCHESTER SPANISH SEVENTH DAY ADVENTIST CHURCH (07-3)

Location: 9500 SW 16 Street, Miami-Dade County, Florida. (2.04 Net Acres)

The applicant is requesting an unusual use to permit a day care center in conjunction with a previously approved religious facility. In addition, the applicant is requesting a deletion of conditions, and modifications of a plan and of conditions of previous resolutions to allow the applicant to submit new plans showing a day care center, reconfiguration of the parking lot, increase in the number of students and the hours of operation and to delete the restrictions limiting the number of classrooms in each grade, number of students in each classroom and the number of teachers in each room. Also, the applicant is requesting to permit a higher wall than permitted along the interior side (south) property line and rear (west) property line, and to permit accompanying requests, on this site.

2. MATILDE VALDES (07-363)

Location: 1401 SW 90 Avenue, Miami-Dade County, Florida. (60' x 277.83')

The applicant is requesting a special exception to subdivide a platted lot into two proposed lots; each with less frontage than required, and to permit a single-family residence setback to be less than required from property line, on this site.

3. NIURKA CASACO (09-057)

Location: 11081 SW 26 Street, Miami-Dade County, Florida. (125.91' x 125')

The applicant is requesting to permit a metal shed, a detached sauna, a detached tiki hut, and a detached tiki hut bathroom for a single-family residence setbacks to be less than required from property lines. Additionally, the applicant is requesting to permit the sauna, tiki hut, and tiki hut bathroom to be spaced less than required from other structures, on this site.

4. CLIVE AND MEERA RAMJATTAN (09-082)

Location: 2870 SW 137 Court, Miami-Dade County, Florida. (7,500 sq. ft.)

The applicants are requesting to permit a 2-story addition to a single-family residence and the residence setbacks to be less than required from property lines. Additionally, the applicants are requesting to permit the single-family residence with a greater lot coverage than permitted, on this site.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call the GIS/Geomatics Section at (305) 375-2800.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-1244 at least five days in advance of the meeting.

* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.